The proposal was examined in consultation with Planning Commission/Ministry of Finance etc. As advised by Planning Commission, Government of Maharashtra has been requested to submit the proposal to the Ministry of Water Resources for appraisal of techno-economic feasibility of the project under a separate scheme of Food Management Works. However, the admissibility of the proposal under JNNURM is further being examined.

Professional activities allowed from residential premises

2768. SHRI N.R. GOVINDARAJAR: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether professional activities have been permitted from residential premises based on professional skills;

(b) if so, complete details in this regard;

(c) what is the definition of 'media professionals' allowed to operate from residential premises;

(d) whether publishers and writers of small newspapers/magazines duly registered with Registrar of Newspapers come under the ambit of media professionals' as per Master Plan 2021; and

(e) if not, the reasons therefor?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI AJAY MAKEN): (a) and (b) Yes, Sir. As per MPD-2021, professional activities are permissible in plotted development and group housing under certain specific conditions. For this purpose, professional activities shall mean those activities involving services based on professional skills namely Doctor, Lawyer, Architect and Chartered Accountant, Company Secretary, Cost and Works Accountant, Engineer, Town Planner, Media Professionals and Documentary Film maker.

(c) to (e) Only those media professionals imparting services based on professional skills are allowed to operate from residential premises.

De-sealing of unauthorised properties

2769. SHRIMATI JAYA BACHCHAN: Will the Minister of URBAN DEVELOPMENT
be pleased to state:

(a) whether it is a fact that Government has decided to de-seal the unauthorised properties recently sealed under court orders;

(b) if so, the reasons for the proposed action at this point of time after causing much inconvenience and harassment to the citizens of Delhi; and

(c) the reasons that this course of action was not considered earlier which could have saved lakhs of traders of the losses and displacement caused to them?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI AJAY MAKEN): (a) to (c) The National Capital Territory of Delhi Laws (Special Provisions)

Act, 2007 was published for general information on 5.12.2007. The Act provided for maintaining *status quo* in respect of unauthorized development in the form of encroachment by slum dwellers and jhuggi-jhompri clusters, hawkers and urban street vendors, unauthorized colonies, village abadi area and its extension, existing farm houses involving construction beyond permissible building limits and schools, dispensaries, religious institutions, cultural institutions, storages, warehouses and godowns used for agricultural inputs or produce (including dairy and poultry) in rural areas built on agricultural land. The Act empowered Central Government to issue such directions to the local authorities as it may deem fit for giving effect to the provisions of the Act. Accordingly, Central Government issued directions (including the direction to deseal the properties protected under the above mentioned law) to the local bodies by issue of Notification dated 30.1.2008. The directions were issued after appropriate consideration of a reference received from Municipal Corporation of Delhi on the matter on 1.1.2008.

. **Regulatory mechanism for real estate developers**

2770. SHRI PENUMALLI MADHU: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether his Ministry is endorsing a regulatory mechanism for real estate developers and builders in the country;

(b) if so, the details of the proposed mechanism; and

(c) the steps taken by Government to contain this spiralling prices of the housing land?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI AJAY MAKEN): (a) and (b) As per Entry 5 of the State List in the 7th Schedule ofthe Constitution of India, "Local Government" is a State subject. The regulation of activities of property developers and builders come under the purview of State Governments, Urban Local Bodies/Development Authorities under the provisions of State Town & Country Planning/City Development Authority Acts. However, the Government is considering formulation of a Real Estate Management (Regulation and Control) Bill, which will be applicable to the National Capital Territory of Delhi and will also act as a model legislation for other States. The Bill is at a draft stage.

(c) Market forces determine the land prices and the Government does not regulate/control prices of land.

Contract workers working in CPWD

2771. SHRI MOINUL HASSAN: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) the total number of employees in CPWD during the period 2005 to 2007, year-wise and category-wise;

(b) the total number of contract workers who are working in CPWD;

(c) the mechanism to find the actual number of contract workers working in CPWD; and